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BRANDY MACUMBER, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

Preparer: David C. Pulliam, 4201 Westown Pkwy, Ste 250, West Des Moines, IA 50266 (515) 283-1801 (9014RE)

Return To: Mathew Beuning and Jenna Beuning, 675 Indian Ridge Drive, Waukee, IA 50263

Taxpayer Information: Mathew Beuning and Jenna Beuning, 675 Indian Ridge Drive, Waukee, IA 50263

NWBK1164

5/2

INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE: The West Ten (10) Acres of the East Half ($\frac{1}{2}$) of the Northeast Quarter ($\frac{1}{4}$) of the Northeast Quarter ($\frac{1}{4}$) of Section Fourteen (14), Township Seventy-six (76) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, EXCEPT Parcel "A" located therein, containing 2.13 acres, as shown in Plat of Survey filed in Book 2024, Page 2517, on October 15, 2024 in the Office of the Recorder of Madison County, Iowa; AND Parcel "B" located in the Northeast Quarter ($\frac{1}{4}$) of the Northeast Quarter ($\frac{1}{4}$) of said Section Fourteen (14), containing 5.96 acres, as shown in Plat of Survey filed in Book 2024, Page 2517, on October 15, 2024 in the Office of the Recorder of Madison County, Iowa.



Address 0000 180th Lane, Earlham, IA 50072

We, Kevin Freymiller and Donna Freymiller, being first duly sworn (or affirmed) under oath, state of our personal knowledge that:

1. We are the trustees under the **Kevin Freymiller and Donna Freymiller Revocable Trust U/A dtd 11/09/2021**, to which the above-described real estate was conveyed to the trust pursuant to a Warranty Deed filed March 18, 2025 in Book 2025 at Page 634 and a Quit Claim Deed filed November 12, 2021 in Book 2021 at Page 4691 in the Office of the Madison County Recorder.
2. We are the presently existing trustees under the Trust and we are authorized to convey the above-described real estate to Mathew Beuning and Jenna Beuning, without any limitation or qualification whatsoever.
3. The Trust is in existence and we, as trustees, are authorized to transfer the interest in the real estate as described in paragraph 2, free and clear of any adverse claims.
4. The grantors of the trust are alive.
5. The trust is revocable or, if the trust is irrevocable, none of the beneficiaries of the trust are deceased.

Dated: 5.2.25

Kevin Freymiller
Kevin Freymiller, Affiant

Donna Freymiller
Donna Freymiller, Affiant

STATE OF Iowa)
COUNTY OF Polk) ss:

On this 2 day of May, 2025, before me the undersigned, a Notary Public in and for said State, personally appeared **Kevin Freymiller and Donna Freymiller**, to me known to be the identical persons named in and who executed the foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.

David C. Pulliam
Notary Public in and for said State

